

Planning & Development Department

2008

In Fiscal Year 2008, the Office of Planning and Development prepared the Community Development Block Grant (CDBG) application and the City received a grant in the amount of \$525,524. The Leominster CDBG program supports projects in the following categories: code enforcement, economic development, housing, public facilities, and public services. The main goal of the program is to improve the quality of life for all the citizens in Leominster by providing for physical, economic, and public service projects that primarily revitalize the core area of the City. The following projects were undertaken during this fiscal year of the program:



Code Enforcement

The CDBG program funded the position of a Code Enforcement Officer to perform housing code inspections in the core area. In Year 33, the Inspector conducted inspections for 984 households. The proposed accomplishment for this activity was 1000 inspections. This individual also conducted 15 lead determinations, which resulted in 15 housing units being deleaded. The proposed accomplishment was 25 lead determinations. A total of 1,288 State Sanitary Code violations were corrected as a result of these inspections. The proposed accomplishment for this was 1,500 corrected violations.

Economic Development

The City of Leominster provided funding for an Economic Development position. This person worked with neighboring communities, State Agencies such as the Massachusetts office of Business Development (MOBD), financing institutions such as MassDevelopment and the North Central Massachusetts Development Corporation, and the North Central Mass Chamber of Commerce in marketing the City to new and existing companies throughout the region for the purposes of relocation expansion, and retention.



Through the ED Coordinator's technical assistance and marketing efforts the City was successful in retaining and creating low/mod jobs for residents of Leominster and the North Worcester County Target Area.

In Year 33, the ED Coordinator provided technical assistance to approximately thirty (30) businesses to retain and create jobs for

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the residents of Leominster, and the larger region of North Central Massachusetts. At least seven (7) companies participated in capital expansion projects, accessing the public/private partnerships available through the City's Economic Development Incentive Programs, which generated several million dollars in private investments.

The ED Coordinator is currently maintaining seven (7) Tax Incentive Financing (TIF) agreements with industrial companies who have received tax exemption for job creation. There were thirteen (13) jobs created as a direct result of the tax exemption. There are (3) additional companies interested in negotiating access to the Economic Development Incentive Program (EDIP) within the next year as well. The ED Coordinator is processing requests from these same three (3) industrial companies seeking their locations to be deemed Economic Opportunity Areas (EOA).

During Year 33, the ED Coordinator has worked closely with a particular developer who purchased a long-neglected and blighted property that was formerly a mill building. This location, 40 Spruce Street in Leominster, is a prime example of stimulating economic development in the City of Leominster. We have numerous sites that desperately need re-development and this project, on 40 Spruce Street, is expected to provide twenty (20) business sites and approximately 80- 100 jobs for our City.

Also, the City of Leominster, worked diligently in securing grant funds to implement M.G.L. Chapter 43D expedited permitting. We are one of a hand-full of communities that were able to proceed through the requirements and execute these new laws so that developers can obtain proper permitting within a 90-day period. This is a major incentive to attract re-development of our depressed buildings and also enticement to construct new facilities as well.

Utilizing the City's new Chapter 43D permitting, our first applicant was the Southgate Business Park. This project will be creating a new roadway and utilities utilizing MORE Funding and submittal for PWED funds are also under review and approval. The Southgate Business Park anticipates a creation of approximately 200 jobs for the City of Leominster upon completion in year 2010 which will be offering an estimated number of 17-20 facilities sites.

Also under consideration, is the construction of Leominster Business Park by a private developer. This business park is expected to begin construction sometime during calendar year 2008 with the anticipated creation of another 190-200 jobs with many pad-ready sites for facilities.

Within year 33, the ED Coordinator created a new web-site and file that allows site finders to search through all available business space in Leominster named www.leominsterproperties.info. This listing is compiled of various properties regardless of real estate brokers, owners, etc. The listing is intended to enable more even promotion and advertisement of business space for purchase, lease, rent, etc.

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The ED Coordinator is continually conducting business tours with Leominster companies. These tours are intended to create a strong working partnership between both the city and the business community. We readily acknowledge the major employment contributions and economic impact by keeping open communications for mutual benefit. The Leominster Business Tours are conducted monthly and any type of business is welcome to contact the ED Coordinator to organize a tour.

Also, the ED Coordinator continually includes the industrial and commercial businesses in regular communications regarding roadway construction, new property listings, new programs and policies, etc. The ED Coordinator frequently meets with the business community to hear their concerns and feedback. The businesses are aware that the ED Coordinator's purpose is to help them thrive and succeed.

Housing

The Leominster CDBG Housing Rehabilitation Program received \$195,140.00 in Year 33. This appropriation covered salary and expenses for a Housing Rehabilitation Specialist as well as expenses relating to the rehabilitation of various housing units. In addition, approximately \$50,000 in private funds and \$150,000 in HOME funds were used for the projects. The CDBG funds supported projects that involved a wide range of household sizes while the HOME funds were utilized for smaller sized households.

As it does every year, the Housing Rehabilitation Program serves extremely low and low-moderate-income individuals living in rental or owner-occupied housing units in the City. In Year 33, thirty-two (32) housing units were rehabilitated.

The majority of the housing rehabilitation projects in Year 33 benefited households in rental units in Leominster. The work performed in these units involved the repair or replacement of bathrooms, ceilings, doors, heating systems, sprinkler systems, and windows.

Of the owner-occupied units that received housing rehabilitation in Year 33, nine (9) contained extremely low-income households and three (3) contained a moderate-income household. The most popular type of work performed in owner-occupied units during Year 33 was the replacement of windows, siding, and roofs in which this type of work occurred in fifty (50%) of the units. Other types of works performed in these units included the replacement of bathrooms, a kitchen, plumbing, a sewer line, septic system and oil tank replacements and de-leading.

Public Facilities & Improvements

In Year 33, the Leominster CDBG Program funded the Mill Street Sidewalk Project. This project helped create a more walk-able and safe neighborhood by building a sidewalk

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connecting Main Street, Tremaine and Mill Street all the way to the Mall at Whitney Field. This project served as area benefit as it was performed in the City's Core Area.

Public Services (Services provided to youths, senior citizens, high risk juveniles, homeless persons, persons at risk of being homeless, and disabled persons) Continued

Battered Women's Resources, Inc:

In Year 33 a new program was proposed by BWR. "The Second Chance" program was designed to provide support to school age girls in high risk violent environments.

Accomplishments: In Year 33, fifty (50) students were proposed while two hundred and nineteen (219) actually utilized services through this program. In addition, to the "Second Chance Program", BWR still manages their 24-hour Emergency Services Program as well as many others.

Beacon of Hope: This organization / program assisted mentally challenged adults and their families. Meals were served twice weekly and special events were held. In addition, transportation services were provided to individuals in need.

Accomplishments: During Year 33, thirty-five (35) persons were proposed to be served by this program and twenty-one (21) persons received respite care.

Brady Educational Services: This program is designed to offer low-moderate income students assistance with MCAS & SAT I Preparation.

Accomplishments: During Program Year 33, two (2) students received assistance through the program. The proposed number to be served was twelve (12). Due to the high school deciding to offer a similar program, Brady's numbers were drastically affected as many students utilized the schools program.

Leominster Mayor's Office - Energy Assistance Program

The purpose and mission of the Energy Assistance Program is to allow the City of Leominster Mayor's Office the opportunity to help low to moderate income families with oil / fuel during the winter months.

Accomplishments: Thirty-two (32) families participated in the Mayor's Energy Assistance Program, which matched the proposed figure.

Leominster Youth Center—(Boys & Girls Club of America): Program funding will be used for Rent and Utilities for the Leominster Boys & Girls Club. Additional funds will be used for programs taking place at the club.

Accomplishments: In Year 33, four hundred-eighty two (482) youth participated in various

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activities at the B&G Club. The proposed number to be served was four hundred-ten (410). 2008

Leominster Housing Authority – Allencrest Learning Center: The Allencrest Learning Center Program allows for low-moderate income children living in the Allencrest Apartment Complex to participate in a homework and tutoring assistance program after school. Instructors for the program are provided by the Leominster Public Schools.

Accomplishments: In Year 33, forty (40) children received assistance from the Allencrest Learning Center. This figure far exceeded the twelve (12) children that were proposed.

Leominster Housing Authority – Family Loan Assistance to Stop Homelessness Program: This program was designed to provide a one time financial loan, with a maximum benefit of \$1,700 to families and / or homeless individuals, residing in the City of Leominster, who would benefit from such a loan to avoid homelessness or be removed from a homeless situation.

Accomplishments: Unfortunately, the Leominster Housing Authority was never able to properly implement the proposed program, therefore funds were not utilized. Funds were transferred into uncommitted for Year 34.

Leominster Recreation Department – Financial Assistnace for Summer Youth Recreational Program: This program was designed to provide funding for seven (7) to fourteen (14)) low to moderate-income eligible youth between the ages of 6-12 to participate in recreational programs where fees are applied.

Accomplishments: In Year 33, eighteen (18) children received financial assistance from the program. This figure exceeded the proposed number of seven (7) to fourteen (14).

Mayor's Summer Youth Program: This program utilized a six (6) person youth work crew and a supervisor for clean-up activities around the City of Leominster.

Accomplishments: In Year 33, Billy DiGregorio, Program Supervisor, and a crew of six (6) low and moderate income youth, which included Santiago Barreto, Nicholas DePaula, Rebecca Gallant, Ana Gonzalez, Ryan Kurzanski & Corey Vasquez were hired to perform the following general clean-up duties in and around the core area: The following list reflects a small portion of a seventy-seven (77) project summer clean-up program.

Picked-up trash and pulled out weeds and overgrown brush at Emergency Management Facility.

Cleaned islands on intersection of Priest Street and North Main.

Picked-up trash on Whitney Street from Water to Mechanic both sides of the road.

Removed large amounts of trash and cut overgrown brush at Laurel Street from Mechanic to Water Streets.

Weed wacked and assisted D.P.W. with project along CTE Garage.

Removed trash and overgrown brush / weeds at the corner of Middle and Cedar Streets.

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Picked-up trash on the corner of Middle Street and Sixth Street.
Cut overgrown brush and weeds along fence on Lancaster Street across Marguerite Ave from Johnson Street to Wheeler Street both sides of the road.

Mayors Office State Pool Fee Assistance: This Program is designed to provide financial assistance to low-income youth wishing to utilize the State pool on Viscoloid Avenue. Season passes are provided to individuals who cannot afford to pay the fee.

Accomplishments: In Year 33, Twenty-five (25) individuals were proposed to receive financial assistance through the program. The actual number of individuals that were served was ten (10).

Montachusett Addiction Council: Provided assistance to low-moderate individuals battling substance abuse issues. This program assisted with educational programs as well as provided help with finding permanent and temporary housing.

Accomplishments: In Year 33, MAC provided an array of services to three hundred and twelve (312) individuals.

Montachusett Opportunity Council – Hmong Liaison Program: The MOC Hmong Liaison Program is designed to provide direct services to low- an moderate income Hmong Lao and Southeast Asian individuals and families in Leominster.

Accomplishmnets: In Year 33, the proposed figure to be served was fifty (50). The actual figure of individuals receiving services was eighteen (18).

Montachusett Interfaith Hospitality Network: The MIHN provides shelter and case management for homeless families of North Central Worcester County. The program assists with finding permanent housing and helping to establish financial stability.

Accomplishments: The program in Year 33 proposed to serve forty (40) individuals. The actual number served was forty-six (46) individuals utilized the program.

Accomplishments: In Year 31, nine hundred (900) individuals received assistance through the program.

Multi-Service Center-For Your Health Program: provided health screening and education services include recruitment of clients, individual risk assessment, blood pressure measurement, diabetes screening, nutrition education, vision & cataract screening, cholesterol screening, and breast cancer screening.

Accomplishments: While seventy-five (75) people were proposed to be served, four hundred-ninety four (494) Leominster residents were actually served in Year 33. The Multi Service Center's Health Educator, performed the following activities as part of this program:

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- In June, health screenings were held at the Multi-Service Center and at LaPierre and Notre Dame elderly housing facilities. There were no new clients at these screenings. All participants are being monitored for high blood, high cholesterol and glucose. Hearing screening was completed at Northwest Child Development Center. Twenty-one 3 and 4 year olds were screened by a volunteer audiologist. 19 children passed, 2 failed and were referred to their pediatrician for retesting and follow-up. Massachusetts Department of Education requires hearing and vision testing for entry into kindergarten.
- In May, the "For Your Health" program performed health screenings at the Multi-Service Center, Sunset Towers and George Street elderly housing. Blood pressure, cholesterol and glucose screenings were provided along with information on sun exposure and the need for sun screen. 480 Leominster High School Seniors attended the Multi-Service Center pre-prom assembly. The topic covered was Drinking & Driving.
- In April, health screenings were held at the Multi-Service Center, LaPierre, and Notre Dame elderly housing facilities. A Health Fair was held at Leominster High School on April 15th. Over 1,400 students had the opportunity to spend time at the Health Fair gathering information from 38 State and local agencies that will help them make healthy choices regarding their behaviors.
- In March, health screenings were held at the Multi-Service Center, Sunset Towers and Notre Dame elderly housing facilities. An Identity Theft & Fraud program for senior citizens was held at the Leominster Senior Center on March 10th. This program was presented by Worcester County District Attorney Joseph Early's Office. Seniors learned how to protect themselves from identity theft and fraud.
- In February, a handwashing and germ prevention program was held at Northwest Child Development Center and Piccolo Mondo Pre-school for children in kindergarten classes. (Ages 3-4). They learned about the spread of germs and how to stay healthy by washing their hands carefully. Health screenings were also done in February at the Multi-Service Center and the LaPierre elderly housing facility.
- In January, the Multi-Service Center hosted two events with District Attorney, Joe Early. The first event held at the Sunset Towers included health screenings and then an Identity & Fraud Program. The second event covered bullying in the schools. 250 4th & 5th graders participated in a "Respecting each others Differences" event.
- In December, health screenings were held at the Multi-Service Center with five new clients participating in cholesterol & glucose screenings. Three had elevated cholesterol levels and as a result those individuals were given information on low fat diets and exercise. Blood pressure screenings were also held at Notre Dame, LaPierre & George Street elderly housing developments.

Multi-Service Center- Project Youth: This Program is designed to assist low-moderate income youth to gain a GED, prepare a resume, and develop quality interview skills. The program will also provide transportation assistance to individuals without a vehicle.

Accomplishments: In Year 33, this program assisted twenty-one (21) low-moderate income

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Spanish American Center: The Information and Referral Outreach Worker provided services involving translations (written/verbal), advocacy, referrals, education, employment, food pantry, health information, home visits, legal information, outreach, social security information, and voter registration information to many persons in Year 33.

Accomplishments: The Outreach Worker served one hundred-eighty-four (184) persons in Year 33. This program proposed to serve one hundred (100) persons in Year 33.

Spanish American Center: The Summer Fun "Verano Alegre" program is a multi-cultural youth program that serves children ages 6-14 years old for six weeks at 7 seven different sites the summer. During the summer, the children will participate in various recreational activities, such as arts and crafts, sports, health and safety workshops and peace circles to engage children in safe and positive conversations around tolerance.

Accomplishments: In Year 33, the Summer Fun "Verano Alegre" program served two hundred-fifty (250) persons thirty-nine (39) of which were Leominster residents.

Veterans Hero & Armistice Homesteads: These facilities provide a permanent housing environment servicing fifteen (15) homeless veterans in each home. In addition, these projects provide housing, food, emotional and clinical support to veterans who do not live in the homesteads permanently.

Accomplishments: In Year 33, forty-six (46) individuals received services provided by the Veterans Hospice Homestead. The proposed figure was thirty (30) individuals.

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Development Plans Submitted July 2007—June 2008

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In Fiscal Year 2008, the City of Leominster Office of Planning and Development received a number of development plans. The aforementioned plans are listed below by which category they were submitted.

SITE PLANS: July 2007 to June 2008

Site Plan Public Informational Meeting for Leominster Properties, LLC – New England Development - to discuss the feasibility of sidewalks for the project on Route 117

Site Plan for 156 Hamilton Street for the creation of more than ten (10) new parking spaces on a single lot.

Site Plan for 23 Fairmount Street to convert the existing two unit to a three unit dwelling.

Site Plan for 70-80 Lanides Lane for the construction of two (2) industrial buildings on one lot, the construction of more than 10,000 square feet of new G.F.A. on a single lot, and the creation of more than ten (10) new parking spaces on a single lot.

Site Plan to construct eleven (11) residential condominiums units at 180 Pond Street.

Site Plan for 463-477 Lancaster Street for a proposed mixed-use development on a site that is less than 20 acres.

Site Plan for redevelopment of business at 508 Main Street for drive-thru and parking improvements on a single lot in an industrial zone at 57 Elm Hill Avenue.

Site Plan for the demolition of an existing structure and the construction of an office building with associated parking and utilities at 114 Merriam Avenue.

Site Plan for the conversion of an existing building to a mixed-use project consisting of a business center and Industrial and Technology Park at 435 Lancaster Street on a site that is less than 20 acres (5.95 acres).

Site Plan for 1275-1281 Central Street, for two (2) buildings on one (1) lot. Plan was submitted by 1275 Central Street Realty Trust.

Site Plan for the expansion of the existing industrial facility located at 46 Industrial Road submitted by Polaris Engineering Corporation of Chelmsford, MA.

Site Plan for the construction of a single-story detached building- in addition to the existing 2,706 sq. ft. professional office building and its 11 parking spaces on property that is zoned Commercial.

SUBDIVISIONS: July 2007 to June 2008

PRELIMINARY SUBDIVISION PLANS:

Preliminary Subdivision Plan named for 23 lots off of Willard Street

Preliminary Subdivision Plan for 38 lots on 138 acres off of Elm Street

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Preliminary Subdivision Plan for 8 lots on 8.68 acres off of Cloverleaf Road.
Preliminary Subdivision Plan for 12 single family house lots with open space on 34.6 acres of land, off of Roche Avenue.

DEFINITIVE SUBDIVISION PLANS

Subdivision: Mountain View Estates an 8 lot subdivision on 17.9 acres in Leominster and 10.95 acres in Sterling (6 units in Leominster and 2 units in Sterling) located on Elm Street in Leominster.

Subdivision: Southgate Business Park, 18 lots on 51.8 acres of for industrial uses on the westerly side of Research Drive and the southerly side of Willard Street.

Subdivision Plan for 12 single family house lots and open space on 34.6 acres of land, off of Roche Avenue.

Broadmeadow Subdivision: Request for partial release of performance bond.

Royal Oaks Way Subdivision: Request for Minor Modification for a change in tree planting plan.

Donovan Lane Subdivision: Request for release of Covenant.

CITY COUNCIL PETITIONS and COMMUNICATIONS: July 2007 to June 2008

City Council Petition C-16 Mayor Dean Mazzarella: Approve the creation of the Litchfield Street Economic Opportunity Area under the Economic Development Incentive Program.

City Council Petition 17-08 Grant a Special Permit to convert an existing garage at 23 Fairmount Street, located in Residence B, and shown on Assessors' Map 233 as Lot 2, into a one (1) bedroom apartment.

City Council Petition 102-08 Grant a Special Permit for a Mixed Use Development Project to allow 15% Commercial use at 43-477 Lancaster Street

City Council Petition 103-08 Gail M. Allen, Chairman of the Board of Trustees and Patrick L. Muldoon, President and Chief Executive Officer, Health Alliance: Modify the Health Care Overlay District, Article XIII as shown on a plan entitled "Modification to the Health Care Overlay District, Article XIII"

City Council Petition 2-09 Grant a Special Permit to remove 3,030 sq. ft. of an existing building and replace it with 3,675 sq. ft. of new building at 44 Pond Street located in the Flood Plain.

City Council Petition 5-09 Grant a Special Permit for a Mixed Use Development Project to allow 70% Commercial use and 30% Industrial use at 39 Spruce Street located in an Industrial zone

City Council Petition C-10 Emergency Preamble - Dean J. Mazzarella, Mayor: Request that the Mechanic Street layout plan prepared by Cullinan Engineering for the Mechanic Street Bridge Project be accepted.

City Council Petition 7-08 Grant a Special Permit to use an existing building at 444 Central Street located in an Industrial Zone

C-14 Mayor Dean J. Mazzarella: Request the City Council take by Eminent Domain, properties as they pertain to the Bridge Replacement Project on Mechanic Street over the Nashua River

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and shown on a plan entitled "Mechanic Street Easement Plan".

City Council Petition 20-08 M. Quan, Inc.: To grant a Special Permit for a Mixed Use Project under 20 acres at 40 Spruce Street located in an Industrial Zone and shown on the Assessor's map 21 as Lot 2, for a retail store.

City Council Petition 21-08 M. Quan, Inc.: To grant a Special Permit to repave an existing parking lot, driveway areas and to add drainage improvements at 40 Spruce Street located within the floodplain and shown on Assessor's Map 21 as Lot 2.

City Council Petition 22-08 To grant a Special Permit for the demolition and reconstruction of an existing structure at 44 Pond Street

City Council Petition 28-08 Special Permit to use a portion of a building located in an Industrial Zone at 435 Lancaster Street for a television broadcasting studio.

City Council Petition 29-08 for a recommendation to grant a Special Permit for excavation of property at 70-80 Lanides Lane located within the Flood Plain

City Council Petition 30-08 for a recommendation to grant a Special Permit for excavation of property at 162 Hamilton Street located within the Flood Plain

City Council Petition 31-08 for a recommendation to grant a Special Permit to construct a 6,000 square foot office and professional building with associated site improvements at 156 Hamilton Street

City Council Petition 38-08: Leominster Properties LLC, to accept a parcel of land located at the southerly end of Lancaster Street, shown on a plan entitled "Plan of Land in Leominster, MA, prepared for Leominster Properties LLC, as Lot 2 for a municipal sewage pumping station.

City Council Petition 39-08: Stephen J. Mullaney: Adopt comprehensive, reasonably definite and carefully drafted rules of procedure for the proper sequence and methods of interaction by petitioners to the City Council with members of the City Council, with other city officials and with interested parties, effective prior to and during the processing of petitions to the City Council of any kind, so that petitioners may know in advance what is or may be required of them.

City Council Petition 45-08: James L. Xarras, Union Square Realty Trust to grant a Special Permit to use 79% of a vacant industrial complex at 453-511 Lancaster Street located in an Industrial Zone and shown on Assessor's Map 443A, Lots 1 and 6 for a Mixed Use Project.

Recommendation request from the ZBA regarding signage at the Walgreens on Main Street, received January 9, 2008.

Resident Petition submitted to the Board at the October 16, 2007 meeting regarding the sidewalks on Route 117.

Letter from Thomas Wolfe, Leominster Disability Commission, regarding Handicap Parking

Letter from Linda and Ronald Largey, Foster-Healey regarding the zoning on Hamilton Street from Gear Works to Gold's Gym.

City Council Petition 50-08: Peter A. Campobasso for Southgate Business Park, LLC:

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Massachusetts Opportunity Relocation and Expansion (MORE) Jobs Program Grant awarded to the City of Leominster

City Council Petition 51-08: Peter A. Campobasso for Southgate Business Park, LLC: Acquire land for the layout of Research Drive by accepting Release/Quitclaim Deeds in lieu of taking by eminent domain and acquiring by Easement Deeds any and all utilities necessary in lieu of taking

City Council Petition 55-08 for a Special Permit for emergency repairs of a damaged corrugated metal pipe and repair the surrounding river dike that eroded at 100 Commercial Road.

Communication regarding lighting at the Wal-Mart site
Letter from Chris Knuth, Director of Health Services stating that New England Development completed the 'noise barrier wall' at the Wal-Mart site.

Meeting: joint public meeting with the Zoning Board to discuss the Sign Ordinance.

City Council Petition 75-08: Robert A. Salvatelli, John Dombrowski, Virginia A. Tocci, David Rowlands, Dennis A. Rosa, Richard M. Marchand, Wayne A. Nickel, James Lanciani, Jr. and Claire Freda: Amend the Leominster Zoning Ordinance Chapter 22, Section 16.10 through 16.10.2 (Generally Permitted Uses in an Industrial or Commercial District) to change the Special Permitting granting authority from the City Council to the Planning Board.

City Council Petition 89-08 Eric Sullender, Secured Financial Limited Partnership I: Accept the layout of "Gamache Lane" as a public way.

City Council Petition 90-08 Andy Candiello, Agent for MetroPCS Massachusetts LLC: Grant a Special Permit to install six antennas with related wires and ground equipment on the existing tower at 369 Nashua Street located in a Flood Plain.

City Council Petition 83-08 Accept the proposed 43D Permitting Ordinance for adoption into the Leominster Zoning Ordinance as these revisions are required to implement Chapter 43D Expedited Permitting in the City of Leominster

Board of Appeals Case #18-08 recommendation on request for king a special permit to demolish the existing structure located at 114 MERRIAM AVENUE and construct a new office building.

Special Permits: July 2007 to June 2008

Special Permit for the construction of a single family dwelling on 5 Ruth Street.

Special Permit for 42 Lancaster Street for the existing uses of residential and office with

Special Permit for Pierce Pond Open Space Community Development Definitive Subdivision Plan submitted by Pierce Pond Realty Trust – Peter E. Bovenzi, Trustee, for a Special Permit for a 12 lot subdivision on a 34.6 acre parcel located at the end of Roche Avenue, off of Merriam Avenue.

Zoning Hearings: July 2007 to June 2008

Rezone the following parcels of land located off Central Street as shown on Assessors Map 317 parcel 5D and recorded in Plan Book 470

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including in the Commercial (C) District property at 1072-1072R Central Street
Amend the City of Leominster Zoning Ordinance Section 22-4 to add the following definition:
"Athletic Training Facility: an indoor and/or outdoor facility for training, practicing, competition, demonstrations, and games by individuals and/or teams involved in athletics, cheerleading, and/or dance activities and any accessory uses related thereto"
Zone Change Petition for 375 Harvard Street and 391 Harvard Street to be rezoned from Industrial to Commercial.

Amend the Leominster Zoning Ordinance Article II Use Regulations, Section 22-26 Table of Uses-Business Uses to allow Beautician and Barber Shops in the Residential C zone by Special Permit

Approval Not Required Plans: July 2007 to June 2008

ANR for Pellecchia-Elm Street

ANR for 416 Mechanic Street –

ANR for Lot 2 on the north side of Route 117 and the south side of Old Lancaster Street

ANR for 2 parcels on the north side of River Street

ANR for Reed Street/Hudson Street – reconfiguration of seven (7) lots

ANR for 118 and 108 Eleventh Street – this is a land swap for parcels labeled A and B, submitted by Paul Bradley and Roland Beauvais.

ANR Gamache Lane

ANR: Lawrence and Sharon Powers 50 Wachusett Street

ANR: Michael Ring and Michael Hebert 40 & 44 Lawrence Street

ANR Edward Rockwell Jr. 1435 Main Street

ANR John and Christine Blake 221 & 225 Florence Street

ANR John J. Catallozi 310 Pierce Street

Approval Not Required Plans (ANR)

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